

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: MAY 6, 2009**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

**SUBJECT:**

VAR-33522 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DENNIS WHITE AND SUSAN SCHAFF - Request for a Variance TO ALLOW A SEVEN-INCH SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR EXISTING ADDITIONS ALONG THE EAST PERIMETER AND A ZERO-FOOT SIDE YARD SETBACK ALONG THE WEST PERIMETER WHERE THREE FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) on 0.16 acres at 4601 Evergreen Place (APN 139-31-410-010), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (5-1 vote) recommends APPROVAL

**PROTESTS RECEIVED BEFORE:**

Planning Commission Mtg.

2

City Council Meeting

4

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

12

City Council Meeting

6

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (5-1 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Condition and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Survey by Baughman and Turner, Inc.
7. Submitted after Final Agenda – Protest/Support Postcards
8. Backup Referenced from the 04-09-2009 Planning Commission Meeting Item 38

Motion made by LOIS TARKANIAN to Approve subject to conditions

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1

RICKI Y. BARLOW, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN, GARY REESE, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-DAVID W. STEINMAN)

Minutes:

MAYOR GOODMAN declared the Public Hearing open.

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SUSAN WHITE, 4601 Evergreen Place, apologized for not pulling the required permits before erecting the structure. She indicated that she has lived in this house for many years, she loves it and she maintains her property very well. The eight neighbors that live on her street are in support. She requested approval.

MS. WHITE explained to COUNCILMAN ROSS that none of her neighbors complained, but an anonymous call was made to complain.

COUNCILWOMAN TARKANIAN expressed concern about MS. WHITE not pulling the necessary permit. MS. WHITE commented that she did it without realizing she needed a permit. If the variance is granted, she intends to fireproof the walls of the structure. Because of the landscaping, there is not enough space to accommodate the shed anywhere else on the property.

COUNCILMAN ROSS mentioned that he grew up in the area and has known MS. WHITE for many years.

See Item 11 for related backup.

MAYOR GOODMAN declared the Public Hearing closed.

